

When Recorded Return To:

D.R. Horton, Inc.  
12351 South Gateway Park Place, Suite D-100  
Draper, Utah 84020  
Attention: Adam Loser

**FOURTH SUPPLEMENTAL DECLARATION AND FOURTH AMENDMENT  
TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR  
QUIET VALLEY AT SPANISH FORK**

THIS FOURTH SUPPLEMENTAL DECLARATION AND FOURTH AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR QUIET VALLEY AT SPANISH FORK (this “**Fourth Supplemental Declaration**”) is made as of February 2, 2024, by D.R. HORTON, INC., a Delaware corporation (“**Declarant**”), with reference to the following:

RECITALS

A. On July 21, 2022, Declarant caused to be recorded as Entry No. 82710:2022 in the official records of the Office of the Recorder of Utah County, Utah (the “**Official Records**”), that certain Declaration of Covenants, Conditions and Restrictions for Quiet Valley at Spanish Fork (the “**Original Declaration**”) pertaining to a master planned development known as Quiet Valley at Spanish Fork located in the City of Spanish Fork, Utah County, Utah.

B. On September 14, 2022, Declarant caused to be recorded as Entry No. 100399:2022 in the Official Records that certain First Supplemental Declaration to the Declaration of Covenants, Conditions and Restrictions for Quiet Valley at Spanish Fork.

C. On December 27, 2022, Declarant caused to be recorded as Entry No. 127010:2022 in the Official Records that certain Second Supplemental Declaration and Amendment to the Declaration of Covenants, Conditions and Restrictions for Quiet Valley at Spanish Fork.

D. On April 24, 2023, Declarant caused to be recorded as Entry No. 25413:2023 in the Official Records that certain Third Supplemental Declaration and Second Amendment to the Declaration of Covenants, Conditions and Restrictions for Quiet Valley at Spanish Fork.

E. On October 13, 2023, Declarant caused to be recorded as Entry No. 67619:2023 in the Official Records that certain Third Amendment to the Declaration of Covenants, Conditions and Restrictions for Quiet Valley at Spanish Fork.

F. The Original Declaration, as previously supplemented and amended, pertains to and affects that certain real property located in Utah County, Utah, which is more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the “**Property**”).

G. Article XIX of the Original Declaration provides that Declarant shall have the absolute right and option, from time to time and at any time, to subject some or all of the Additional Land described in the Original Declaration to the terms, conditions and restrictions created by the Original Declaration by the recordation of a supplemental declaration, which shall be effective upon recording the supplemental declaration in the Official Records.

H. Pursuant to Section 19.1 of the Original Declaration, Declarant is executing and recording this Fourth Supplemental Declaration for the purpose of subjecting to the Original Declaration that portion of the Additional Land described on Exhibit "A," which is attached hereto and incorporated herein by this reference (the "**Subject Property**").

I. Section 17.2.2 of the Original Declaration provides that, until the expiration of the Period of Declarant Control, Declarant may unilaterally amend the Original Declaration for any purpose that Declarant deems to be in the best interest of the Project.

J. Pursuant to Section 17.2.2 of the Original Declaration, Declarant also is executing and recording this Fourth Supplemental Declaration for the purpose of amending certain provisions of the Original Declaration, as previously supplemented and amended, as hereinafter set forth.

#### FOURTH SUPPLEMENTAL DECLARATION

NOW, THEREFORE, for the reasons recited above, Declarant hereby declares as follows:

1. Defined Terms. All defined terms as used in this Fourth Supplemental Declaration shall have the same meanings as those set forth in the Original Declaration, as previously supplemented and amended, unless otherwise defined in this Fourth Supplemental Declaration.

2. Subject Property Subjected to the Original Declaration, as Supplemented and Amended. The Subject Property is hereby subjected to the Original Declaration, as previously supplemented and amended, and as supplemented and amended by this Fourth Supplemental Declaration, and the Subject Property shall be held, transferred, sold, conveyed, occupied, improved and developed subject to the covenants, restrictions, easements, charges and liens set forth in the Original Declaration, as supplemented and amended, which provisions are hereby ratified, approved, confirmed and incorporated herein by this reference, with the same force and effect as if fully set forth herein and made again as of the date hereof. The provisions of the Original Declaration, as supplemented and amended, shall run with the Subject Property and shall be binding upon all Persons having any right, title, or interest in the Subject Property or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of each Owner thereof. The Subject Property shall hereafter be deemed to be a part of the Property, as such term is defined in Section 1.60 of the Original Declaration. The Neighborhood Designations for the Subject Property shall be as follows:

**Quiet Valley at Spanish Fork, Plat D**

<u>Lot Number</u>	<u>Neighborhood Designation</u>
188 through 219, inclusive	Single Family Lots
1230 through 1358, inclusive	Townhome Lots

3. New Section 4.2.23.4. The Original Declaration, as previously supplemented and amended, is hereby amended to add and include a new Section 4.2.23.4, which shall read as follows:

4.2.23.4 The following restriction and prohibition shall pertain to all Dwelling Units within the Project. No garage may be altered in such a manner that the number of motor vehicles which may reasonably be parked therein after the alteration is less than the number of motor vehicles that could have been reasonably parked in the garage as originally designed and constructed. This restriction and prohibition is intended to prevent an Owner from utilizing the Owner’s garage for storage to the degree that precludes the parking within the Owner’s garage of the number of motor vehicles that could be reasonably parked in such garage as originally designed and constructed. The Association shall have the right to establish and assess fines against Owners of Dwelling Units found to be in violation of this provision.

4. Amendment of Section 4.3.2 of the Original Declaration. Section 4.3.2 of the Original Declaration is hereby amended and restated in its entirety to read as follows:

4.3.2. Business Activities. Property classified for the purposes set forth in Section 4.3.1 shall not be used for any business, trade, garage sale, moving sale, rummage sale, or similar activity, except that an Owner or Resident may conduct business activities within the Dwelling Unit so long as: (a) the Owner or Resident obtains all necessary licenses and permits; (b) the activity conforms to applicable laws, including all zoning requirements for the Project; (c) the business and/or trade activity does not involve door-to-door solicitation of Residents of the Project; (d) the activity is consistent with the Residential Use Land Use Classification and does not constitute a nuisance, or a hazardous or offensive use, or threaten the security or safety of other Owners or Residents of the Project, as may be determined in the sole discretion of the Board; and (e) the Owner or Resident obtains the prior written consent of the Board. This Section 4.3.2 shall not apply to any activity conducted by Declarant or a Merchant Builder which is approved by Declarant with respect to its development and sale of the Lots, and Units or Parcels which it owns within the Project or its use of any Lots, Units or Parcels which it owns within the Project. Notwithstanding the

above, except for the nightly rental of a residence, the leasing of a residence shall not be considered a business and/or trade within the meaning of this Section 4.3.2. For purposes of this Declaration, the nightly rental of a Dwelling Unit shall be considered a business and/or trade within the meaning of this Section 4.3.2. The nightly rental of a Dwelling Unit within the Project shall only be permitted if: (a) the terms and conditions for the use of such Dwelling Unit for nightly rental purposes complies with all of the City's ordinances, restrictions and regulations pertaining to the permitted and authorized nightly rental of a dwelling within the City, and (b) the Board approves the use of such Dwelling Unit for nightly rental purposes, which approval may be revoked by the Board at any time in the Board's sole discretion.

5. No Other Changes. Except as amended by the provisions of this Fourth Supplemental Declaration, the Original Declaration, as previously supplemented and amended, shall remain unmodified and in full force and effect. The Original Declaration, as previously supplemented and amended, and as supplemented and amended by this Fourth Supplemental Declaration, shall collectively be referred to as the "**Declaration**."

[SIGNATURE PAGE FOLLOWS]

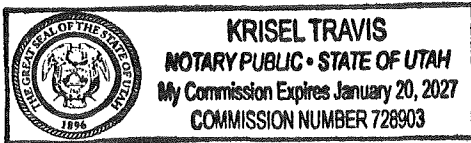
IN WITNESS WHEREOF, Declarant has caused this Fourth Supplemental Declaration to be executed by a person duly authorized to execute the same.

D.R. HORTON, INC.,  
a Delaware corporation

By: *Adam R. Loser*  
Name: Adam R. Loser  
Title: Vice President  
Date of Execution: February 2, 2024

STATE OF UTAH                    )  
  : ss.  
COUNTY OF SALT LAKE        )

The foregoing instrument was acknowledged to me this 2 day of February \_\_, 2024,  
by Adam R. Loser, in such person's capacity as the  
Vice President of D.R. Horton, Inc., a Delaware corporation.



*Krisel Travis*  
NOTARY PUBLIC

**EXHIBIT "A"**  
**TO**  
**FOURTH SUPPLEMENTAL DECLARATION AND FOURTH AMENDMENT**  
**TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS**  
**FOR**  
**QUIET VALLEY AT SPANISH FORK**

**Legal Description of the Property**

The Property consists of that certain real property located in Utah County, Utah, more particularly described as follows:

**QUIET VALLEY AT SPANISH FORK, PLAT A1**

A PORTION OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N0°12'09"W ALONG THE SECTION LINE 0.07 FEET AND EAST 19.77 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N89°47'51"E 19.57 FEET; THENCE S00°27'24"E 76.90 FEET; THENCE N89°32'36"E 106.75 FEET; THENCE N12°28'49"E 78.34 FEET; THENCE N89°47'51"E 95.09 FEET; THENCE S28°26'09"E 276.28 FEET; THENCE S89°36'24"W 180.25 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 15.71 FEET WITH A RADIUS OF 10.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'00", CHORD: S44°36'24"W 14.14 FEET; THENCE S00°23'36"E 217.50 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 42.87 FEET WITH A RADIUS OF 45.00 FEET THROUGH A CENTRAL ANGLE OF 54°34'42", CHORD: S27°40'57"E 41.26 FEET; THENCE S54°58'17"E 40.25 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 12.49 FEET WITH A RADIUS OF 180.00 FEET THROUGH A CENTRAL ANGLE OF 03°58'35", CHORD: S52°59'00"E 12.49 FEET; THENCE S39°00'17"W 60.00 FEET; THENCE S53°10'04"W 106.36 FEET; THENCE N55°04'48"W 98.20 FEET; THENCE N00°49'00"W 126.00 FEET; THENCE N05°26'00"W 401.31 FEET; THENCE N00°37'02"W 66.76 FEET TO THE POINT OF BEGINNING.

**ALSO INCLUDING**

BEGINNING AT A POINT LOCATED N0°12'09"W ALONG THE SECTION LINE 418.60 FEET AND EAST 174.53 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE EAST 389.32 FEET; THENCE SOUTH 100.00 FEET; THENCE EAST 29.38 FEET; THENCE SOUTH 125.35 FEET; THENCE S28°14'00"E 215.25 FEET; THENCE S61°46'00"W 160.00 FEET; THENCE N28°14'00"W 7.43 FEET; THENCE S61°33'51"W 101.91 FEET; THENCE N27°41'09"W 134.73 FEET TO A POINT ON THAT REAL PROPERTY DESCRIBED AT DEED ENTRY NO. 24369:1978 IN THE OFFICIAL RECORDS OF UTAH COUNTY; THENCE N28°26'09"W ALONG SAID REAL PROPERTY 470.06 FEET TO THE POINT OF BEGINNING.  
CONTAINS: ± 6.32 NET ACRES.

**AND ALSO**

**QUIET VALLEY AT SPANISH FORK, PLAT A2**

A PORTION OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N00°12'09"W ALONG THE SECTION LINE 395.47 FEET; THENCE S28°14'00"E 448.03 FEET; THENCE S89°47'51"W 46.92 FEET; THENCE S12°28'49"W 78.34 FEET; THENCE S89°32'36"W 106.75 FEET; THENCE N00°27'24"W 76.90 FEET; THENCE S89°47'51"W 39.34 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±1.16 ACRES.

**AND ALSO**

**QUIET VALLEY AT SPANISH FORK, PLAT A3**

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED SOUTH 243.27 FEET AND EAST 210.03 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN (BASIS OF BEARING BEING N0°12'09"W BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 27); THENCE N89°36'24"E 146.94 FEET; THENCE S00°23'36"E 113.01 FEET; THENCE S03°21'37"W 64.61 FEET; THENCE S37°21'36"W 148.74 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 12.49 FEET WITH A RADIUS OF 180.00 FEET THROUGH A CENTRAL ANGLE OF 03°58'35", CHORD: N52°59'00"W 12.49 FEET; THENCE N54°58'17"W 40.25 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 42.87 FEET WITH A RADIUS OF 45.00 FEET THROUGH A CENTRAL ANGLE OF 54°34'42", CHORD: N27°40'57"W 41.26 FEET; THENCE N00°23'36"W 217.50 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 15.71 FEET WITH A RADIUS OF 10.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'00", CHORD: N44°36'24"E 14.14 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±0.89 ACRES

**AND ALSO**

**QUIET VALLEY AT SPANISH FORK, PLAT B**

A PORTION OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N0°12'09"W ALONG THE SECTION LINE 193.25 FEET AND EAST 592.44 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN; THENCE NORTH 125.35 FEET; THENCE WEST 29.38 FEET; THENCE NORTH 100.00 FEET; THENCE EAST 872.94 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 296.42 FEET WITH A RADIUS OF 5629.65 FEET THROUGH A CENTRAL ANGLE OF 03°01'00", CHORD: S21°53'50"E 296.38 FEET; THENCE S69°36'41"W 160.00 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 29.33 FEET WITH A RADIUS OF 5469.65 FEET THROUGH A CENTRAL ANGLE OF 00°18'26", CHORD: N20°32'33"W 29.33 FEET; THENCE S68°16'39"W 100.02 FEET; THENCE S20°18'27"E 69.23 FEET; THENCE S89°25'21"W 444.36 FEET; THENCE S28°14'00"E 8.55 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 86.88 FEET WITH A RADIUS OF 180.00 FEET THROUGH A CENTRAL ANGLE OF 27°39'21", CHORD: S14°24'20"E 86.04 FEET; THENCE S0°34'39"E 1.58 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 15.71 FEET WITH A RADIUS OF 10.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'00", CHORD: S45°34'39"E 14.14 FEET; THENCE N89°25'21"E 2.00 FEET; THENCE S00°34'39"E 60.00 FEET; THENCE S89°25'21"W 176.16 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 12.65 FEET WITH A RADIUS OF 170.00 FEET THROUGH A CENTRAL ANGLE OF 04°15'49", CHORD: S87°17'27"W 12.65 FEET; THENCE S00°45'50"E 139.94 FEET; THENCE S89°33'51"W 167.09 FEET; THENCE N28°26'09"W 70.00 FEET; THENCE N27°41'09"W 137.08 FEET; THENCE N61°33'51"E 101.91 FEET; THENCE S28°14'00"E 7.43 FEET; THENCE N61°46'00"E 160.00 FEET; THENCE N28°14'00"W 215.25 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±9.86 ACRES.

**AND ALSO**

**QUIET VALLEY AT SPANISH FORK, PLAT C1**

A PORTION OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF QUIET VALLEY AT SPANISH FORK, PLAT B, SAID POINT BEING LOCATED SOUTH 155.80 FEET AND EAST 721.73 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING BEING N0°12'09"W BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 27); THENCE ALONG SAID PLAT THE FOLLOWING THIRTEEN (13) COURSES: ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 12.65 FEET WITH A RADIUS OF 170.00 FEET THROUGH A CENTRAL ANGLE OF 04°15'49", CHORD: N87°17'27"E 12.65 FEET; THENCE N89°25'21"E 176.16 FEET; THENCE N00°34'39"W 60.00 FEET; THENCE S89°25'21"W 2.00 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 15.71 FEET WITH A RADIUS OF 10.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'0", CHORD: N45°34'39"W 14.14 FEET; THENCE N00°34'39"W 1.58 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 86.88 FEET WITH A RADIUS OF 180.00 FEET THROUGH A CENTRAL ANGLE OF 27°39'21", CHORD: N14°24'20"W 86.04 FEET; THENCE N28°14'00"W 8.55 FEET; THENCE N89°25'21"E 444.36 FEET; THENCE N20°18'27"W 69.23 FEET; THENCE N68°16'39"E 100.02 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 29.33 FEET WITH A RADIUS OF 5469.65 FEET THROUGH A CENTRAL ANGLE OF 00°18'26", CHORD: S20°32'33"E 29.33 FEET; THENCE N69°36'41"E 160.00 FEET TO AN EXISTING RAILROAD RIGHT-OF-WAY; THENCE ALONG SAID RAILROAD THE FOLLOWING TWO (2) COURSES; ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 135.35 FEET WITH A RADIUS OF 5629.65 FEET THROUGH A CENTRAL ANGLE OF 01°22'39", CHORD: S19°42'00"E 135.35 FEET; THENCE N89°25'04"E 31.61 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 319.12 FEET WITH A RADIUS OF 5659.65 FEET THROUGH A CENTRAL ANGLE OF 03°13'50", CHORD: S17°17'41"E 319.08 FEET TO THE NORTH LINE OF THAT REAL PROPERTY DESCRIBED AT DEED ENTRY NO. 24369:1978 IN OFFICIAL RECORDS; THENCE S89°33'51"W ALONG SAID LINE 994.37 FEET; THENCE N00°45'50"W 139.94 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±6.57 ACRES

**AND ALSO****QUIET VALLEY AT SPANISH FORK, PLAT C2**

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED SOUTH 538.00 FEET AND EAST 263.69 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING BEING N0°12'09"W BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 27); THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 66.30 FEET WITH A RADIUS OF 180.00 FEET THROUGH A CENTRAL ANGLE OF 21°06'17", CHORD: S40°26'34"E 65.93 FEET; THENCE S29°53'26"E 56.29 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 15.71 FEET WITH A RADIUS OF 10.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'00", CHORD: S74°53'26"E 14.14 FEET; THENCE S32°53'05"E 60.08 FEET; THENCE N60°06'34"E 2.44 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 41.74 FEET WITH A RADIUS OF 105.00 FEET THROUGH A CENTRAL ANGLE OF 22°46'36", CHORD: N48°43'17"E 41.47 FEET; THENCE N37°19'59"E 17.13 FEET; THENCE S54°58'17"E 434.72 FEET; THENCE N37°29'59"E 48.62 FEET; THENCE S64°29'39"E 228.35 FEET; THENCE S38°05'44"W 260.17 FEET TO THE EXISTING RAILROAD RIGHT-OF-WAY; THENCE ALONG SAID RIGHT-OF-WAY THE FOLLOWING TWO (2) COURSES: ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 298.41 FEET WITH A RADIUS OF 3492.38 FEET THROUGH A CENTRAL ANGLE OF 04°53'44", CHORD: N52°37'56"W 298.32 FEET; THENCE N55°04'48"W 582.61 FEET; THENCE N53°10'04"E 106.36 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 1.73 FEET WITH A RADIUS OF 120.00 FEET THROUGH A CENTRAL ANGLE OF 0°49'30", CHORD: S50°34'58"E 1.73 FEET; THENCE N37°21'21"E 60.04 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±3.44 ACRES.

**AND ALSO**



### QUIET VALLEY AT SPANISH FORK, PLAT C3

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED SOUTH 538.00 FEET AND EAST 263.69 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING BEING N0°12'09"W BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 27); THENCE N37°21'30"E 148.74 FEET; THENCE N03°21'37"E 64.61 FEET; THENCE N00°23'36"W 113.01 FEET; THENCE N89°36'24"E 33.31 FEET TO THE SOUTHERLY LINE OF THAT REAL PROPERTY DESCRIBED AT ENTRY NO. 24369:1978 IN OFFICIAL RECORDS; THENCE ALONG SAID LINE THE FOLLOWING TWO (2) COURSES: S28°26'09"E 199.59 FEET; THENCE N89°33'51"E 1264.86 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 596.07 FEET WITH A RADIUS OF 5659.65 FEET THROUGH A CENTRAL ANGLE OF 06°02'04", CHORD: S11°24'24"E 595.80 FEET; THENCE S86°11'43"W 115.27 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 6.61 FEET WITH A RADIUS OF 2850.00 FEET THROUGH A CENTRAL ANGLE OF 00°07'58", CHORD: S05°07'47"E 6.61 FEET; THENCE S86°45'21"W 600.06 FEET; THENCE S64°51'41"W 68.93 FEET; THENCE N34°19'16"W 134.67 FEET; THENCE N64°29'39"W 228.35 FEET; THENCE S37°29'59"W 48.62 FEET; THENCE N54°58'17"W 434.72 FEET; THENCE S37°19'59"W 17.13 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 41.74 FEET WITH A RADIUS OF 105.00 FEET THROUGH A CENTRAL ANGLE OF 22°46'36", CHORD: S48°43'17"W 41.47 FEET; THENCE S60°06'34"W 2.44 FEET; THENCE N32°53'05"W 60.08 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 15.71 FEET WITH A RADIUS OF 10.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'00", CHORD: N74°53'26"W 14.14 FEET; THENCE N29°53'26"W 56.29 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 66.30 FEET WITH A RADIUS OF 180.00 FEET THROUGH A CENTRAL ANGLE OF 21°06'17", CHORD: N40°26'34"W 65.93 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±17.77 ACRES.

**EXHIBIT "B"**  
**TO**  
**FOURTH SUPPLEMENTAL DECLARATION AND FOURTH AMENDMENT**  
**TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS**  
**FOR**  
**QUIET VALLEY AT SPANISH FORK**

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**Legal Description of the Subject Property**

The Subject Property consists of that certain real property located in Utah County, Utah, more particularly described as follows:

**QUIET VALLEY AT SPANISH FORK, PLAT D**

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED SOUTH 1162.95 FEET AND EAST 855.60 FEET FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING BEING N0°12'09"W BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 27); THENCE N38°05'44"E 260.17 FEET; THENCE S34°19'16"E 134.67 FEET; THENCE N64°51'41"E 68.93 FEET; THENCE N86°45'21"E 600.06 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 6.61 FEET WITH A RADIUS OF 2850.00 FEET THROUGH A CENTRAL ANGLE OF 00°07'58", CHORD: N05°07'47"W 6.61 FEET; THENCE N86°11'43"E 115.27 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 447.86 FEET WITH A RADIUS OF 5659.65 FEET THROUGH A CENTRAL ANGLE OF 04°32'02", CHORD: S06°07'21"E 447.75 FEET; THENCE S03°51'20"E 1012.84 FEET TO THE NORTHERLY RAILROAD LINE; THENCE ALONG SAID RAILROAD THE FOLLOWING FIVE (5) COURSES: N88°00'00"W 69.61 FEET; THENCE N48°37'31"W 228.66 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 1241.15 FEET WITH A RADIUS OF 3487.38 FEET THROUGH A CENTRAL ANGLE OF 20°23'29", CHORD: N36°36'34"W 1234.61 FEET; THENCE N89°41'08"E 7.26 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 211.24 FEET WITH A RADIUS OF 3492.38 FEET THROUGH A CENTRAL ANGLE OF 03°27'56", CHORD: N48°27'06"W 211.20 FEET TO THE POINT OF BEGINNING.

CONTAINS: ± 18.64 ACRES.